

REGULAR MEETING

MONDAY

7:00 P.M.

SEPTEMBER 4, 2013

This Regular Meeting of Council was called to order on the above-stated date at the above-stated time after the Pledge of Allegiance and a Moment of Silence by President of Council Darryl Segina with the following Members of Council present:

**RC-1 PRESENT: FAWN WALKER-MONTGOMERY,
DARRYL SEGINA, KEITH SOLES,
JAMIE BREWSTER-FILOTEI, DALE
McCALL, RICHARD DELLAPENNA**

ABSENT: DANIEL CARR

Mr. Segina said also present were Mayor Michael Cherepko, City Administrator Matthew Gergely, City Solicitor J. Jason Elash and members of the Administration. He said the Sergeant at Arms tonight is Detective Joe Osinsky.

APPROVAL OF MINUTES:

MOTION: Mr. Dellapenna moved, seconded by Mr. McCall, "To approve the minutes for the Regular Meeting of Council on July 8, 2013 at 7:00 p.m."

**RC-2 YEAS: WALKER-MONTGOMERY, SEGINA, SOLES,
BREWSTER-FILOTEI, McCALL, DELLAPENNA ... 7**

NAYS: NONE..... 0

COMMUNICATIONS:

- Received notice from the Allegheny Regional Asset District that RADical Days will be held in the County from September 21 through November 10.
- Received an invitation from Annette James, Mayor's Assistant, to attend the 2013 Salute to Santa Holiday Parade being held on Saturday, November 16, at 11:00 a.m. Ms. Williams said she needs them to tell her if they will be attending.
- Received a memorandum from Bryan Washowich, Chief of Police, RE: August 2013 Statistics.
- Received a report from the McKeesport Fire Department, Chief Kevin Lust, RE: Incident Type Report.

MAYOR'S REPORT:

Mr. Segina said is Mr. Gergely giving the Mayor's Report this evening or should he just delay it until the Mayor is present.

Mr. Gergely said the Mayor is coming in now.

- Mayor Cherepko said he apologizes for being late. He said he will keep his report short. He said obviously summer has for the most part come to an end although not officially. He said the children are back at school. He said he would like to take this opportunity to thank all of the volunteers on the various committees and boards, who have been so instrumental in putting together what he thinks was a wonderful set of City events this summer. He said they had Concerts in the Park, International Village and many other events that have taken place throughout the City. He said people don't realize and often take these things for granted. He said it is the exhaustive efforts of these volunteers that make these things happen. He said there is only so much the City can do

administratively. He said he had so many people come up to him and compliment International Village. He said they were blessed by some good weather. He said he has never hesitated to say that he wished he could take the credit but he cannot. He said the credit goes to volunteers and the committee that put forth months of preparation to make that event a success. He said to think that here in the City of McKeesport, where there is so often negativity placed on it, they had 20,000 to 30,000 people come through International Village if everyone, including volunteers, workers and performers, were counted over the three days. He said he thinks that speaks volumes about the event and what the City of McKeesport has to offer. He said he can't think of any other place around that gets that kind of crowd on a Tuesday, Wednesday and Thursday night, other than maybe a Pirate game now that they are having some success. He said all too often they take these efforts for granted and he wanted to thank each and every one of them on Council. He said he has seen the Council members throughout the summer, even though they had no meeting during the month of August, always working and attending the various events. He said he thanks each one of them for their efforts and all of the volunteers. He said that is all he has to report today.

COUNCIL REPORTS:

- Ms. Brewster-Filotei said she would like to reiterate what the Mayor said about International Village. She said she was just so proud of the City. She said it is rough when the City is only seen in negative light. She said she was very proud to be there. She said she had the opportunity to work the gate with some of her colleagues from school. She said it was great to see all of the people coming from all over the place just to be in McKeesport. She said it was very nice. She said her favorite thing is Crime Walk. She said her Haler Heights people and the people in Fawcett Plan were great and that was

really nice. She said they had a good showing and she thinks it will get bigger each year.

- Ms. Walker-Montgomery said she wants to ... as she does every month ... and unfortunately she has had to do it the last couple of months ... and that is to give her condolences to the family members who lost loved ones to violence recently. She said unfortunately that happened to her family recently with her cousins and the Mockabee family. She said she wanted to give her condolences to the families as she does every month. She said she wanted to tell the Mayor and the Solicitor that she will be stopping by the office to look at some ordinances. She said she will come by so that Patty doesn't have to make 50 million copies for her. She said she is just going to look at some ordinances. She said the Chief gave her one on curfews involving youth. She said she wants to look at some about crimes, vandalism and landlords. She said that is a lot and she doesn't want Patty to have to make those copies. She said she is also going to reach out to ... which she has already talked to the Mayor about ... A.J. Tedesco about the process of vacant homes and the demolition list. She said she wants to know from the Mayor what the process is for utilizing that tool they purchased.
- Mayor Cherepko said right now they are still going through the ... they actually have not gotten the truck in yet. He said they got one of the trucks in to actually pull the trailer. He said they are also in the process of aligning training for the employees that will satisfy the requirements that were put on by the insurance company. He said they are still at the beginning stages and then their plan is that they will take calls that come in, input from Council, and are going to try to get out and hit as many areas as they can. He said he wants everybody in the City to have a chance to see some results. He said the idea would be as a starting point to do ... pick every neighborhood and do one or two houses to start. He said once they get every neighborhood, then

they would move into the neighborhoods that have a lot more houses that need to come down. He said then they will continue up through the Seventh Ward. He said also their demolition project, which this Council approved a while back, includes the district up next to Cornell, Twin Rivers Primary and Intermediate School, the \$40 million state-of-the-art educational facility. He said that whole district is an historical district so they have been climbing through a lot of bureaucratic red tape to get to where they can start the project. He said they just had a meeting this week with the County and they are hoping to help the City move along with this. He said hopefully the goal is to have this project started, which will consist of anywhere from 25 to 30 homes coming down in that area identified as the Cultural and Educational Sector of the City. He said he thinks it is going to be a great starting point because they are looking for the domino effect to go forward with that. He said he also had an individual that came to him in regards to the possibility of recycling a lot of the building materials, the brick and wood structures. He said he is not exactly sure what can be recycled because he did not have that meeting yet. He said she is going to set it up with the individual that has this company because they are trying to minimize the cost of demolition. He said as they said all along, they consider the payroll.... He said their employees are on their payroll and it doesn't matter what it is that they are doing, they are already paying the payroll. He said as far as he is concerned, he writes that off when he thinks of what it is going to cost to tear down a building. He said they know the City's payroll and what it will cost throughout the year. He said if they don't count the payroll and the labor to tear down the building, then basically the only expenses are going to be getting rid of the building materials and fill to fill back in the hole once the foundation is dug out. He said they have already aligned fill. He said the Housing Authority was doing a project and they have well over 100 tri-axles of dirt from

them digging on their project that the City will have access to. He said that will eliminate that cost. He said if they can minimize getting rid of the building materials because that in essence, as long as they have fill, is the only expense they will have. He said they are hoping that when it is all said and done, that they can begin tearing down houses and it will only cost them about \$1,500 a piece. He said that is much different than \$8,000 a house. He said it is an ongoing problem and a problem that is not being ignored. He said that is why they are taking these steps. He said he thinks people have to understand ... and he says that because they have been getting an overwhelming number of calls about houses. He said there are a lot of houses in the City, probably 600 to 700 that could be torn down right now. He said it comes down to money though. He said they are coming up with a plan to move forward and doing their own demolition is going to be a step in the right direction. He said without question, Council will have input. He said all they need to do is call him and tell him that they have a house that needs to be torn down. He said if it is not already condemned, they can get it condemned or try to find the owner if it doesn't need to be condemned. He said that is going to be their plan of attack.

- Ms. Walker-Montgomery said she wanted to highlight the Business District Authority of which she is chairperson. She said at International Village, they were able to give out some awards to local businesses that have been open for more than 86 years. She said they actually had seven of those businesses. She said they missed one of them which was Tube City Novelty and she did reach out to them, because they forgot about them and they have been in the City over 90 years.
- Mayor Cherepko said yes, 92 or 93 because they have been here since 1920.

- Ms. Walker-Montgomery said she thinks that is excellent. She said they didn't expect to find that many when they started to give out the awards. She said they just wanted to highlight the people who stayed in the City because a lot of people left the City. She said they stayed in the City over 86 years. She said she would also like to echo what Mike and Jamie said about the volunteers. She said there were so many events this summer that she was running around trying to go to every one she possibly could. She said she wanted to thank the Mayor for his support of the Walk, Run and Ride. She said thank you to the Mayor, the Police, the Fire Department and Public Works. She said that occurred last month, the Walk, Run or Ride against Violence. She said there are two more events this month actually, the NAACP dinner this Saturday and there is a community clean up day which will be September 21. She said if anyone wants to get involved,
- Mayor Cherepko said he is glad she just mentioned that. He said if anyone on Council plans on attending the NAACP Dinner, let him know because he has some tickets. He said the City sponsored something and got some tickets.
- Mr. Dellapenna said he would like to reiterate what everyone is saying up here and congratulate and commend everyone that was involved in International Village. He said he would also like to commend the Police Chief for getting computers into the Police cars. He said it will make the Police Department's job a lot easier plus the job done by 9-1-1 a lot easier. He said they will be connected. He said it will make both of their jobs a lot easier. He said he thinks McKeesport is probably one of the last ones to actually go live like that. He said it is a big step.
- Mr. Soles said he just has a question for Chief Lust regarding the most recent fire on Cleveland Street. He said he did get a

phone call about the pressure and wondered if everything was okay that evening.

- Chief Lust said yes, it is the same up there on the hill.
- Mr. Soles said he knows it was one block away from Banker.
- Mayor Cherepko said he will actually speak on that. He said that is the only reason the Channel 4 cameras were here. He said the reporter had questions and he told them and gave her the information. He said basically it is the same situation. He said what they have is that this particular area ... there are occasions when you tap into a hydrant that has a four-inch line, the volume of water is low. He said there is nothing wrong with the hydrant, it is just the line itself. He said the volume of water may not be quite enough on a long term fire to really fight a fire that is fully engulfed and to knock it totally down. He said there is pressure but sometimes the system becomes overwhelmed if they are pulling from two different hydrants. He said what they do now up there ... and that is why he has to tell them that their Fire Department did an absolutely fantastic job of getting to a structure that ... and Chief Lust has some pictures, but by the time they got on scene it was burning pretty well. He said to save the houses next to them ... and so Council is aware so they can pass this along in case they hear something, what they were discussing was that they have one crew that goes immediately to the house for public safety purposes to make sure there is no one that needs to be rescued, then once they realize no one needs rescued, they immediately start tapping into the nearest hydrant. He said while they are doing that, the other truck and crew are ready and tapping into the eight-inch hydrants in that area. He said the four-inch is good enough to get started and protect the houses next to the burning house and then when the eight-inch comes in.

He said between the two lines they have no problem knocking the fire down. He said their efforts do ... without question they deserve to be applauded. He said the only reason the one individual had to move out for a day or two was because of power. He said it was not because of damage to the interior. He said they just had minor damage and the houses were very close together. He said that is pretty much it in a nutshell. He said it is the water volume.

- Mr. Segina said did that answer Mr. Soles' question.
- Mr. Soles said yes, thank you.
- Mr. Segina said then the Mayor is saying there was adequate pressure.
- Chief Lust said the Mayor did pretty good at answering those questions. He said the only thing he might add to that is when they do change over from hydrants, if someone is standing where the hose is and the hose is broken down, right away people think they don't have water. He said they are just changing over the trucks, from the four-inch line to the eight-inch line. He said they have to pull everyone out at that time so they don't put themselves in danger and then go right back. He said everybody thinks three minutes is 10 to 15 minutes.
- Mr. Segina said there were two houses involved, one on each side. He said are they habitable?
- Chief Lust said one person went back in that night. He said both of them could have gone back in. He said in fact one lady was yelling why weren't they there earlier. He said he told her it was a three-minute call and it feels like fifteen minutes. He said he gets there on the scene. He said when they get the time, they are on the scene within three minutes.

- Mayor Cherepko said the power was out at one house and that was the only reason they did not go back into the house.
- Chief Lust said they hooked the other lines and the pressure was there. He said no matter where they go in the City ... they have preplans downtown. He said they cannot hook onto the same lines. He said they cannot hook up where they are going to suck the volume out of that line. He said they have to hook up a block and a half away. He said there are grids. He said they do it all the time. He said they just have to watch that they don't put too many trucks on one line coming in. He said they know the line system.
- Mr. Segina said is the water authority working according to their responsibility in checking the lines all the time.
- Chief Lust said he just checked on that and they read the line.
- Mr. Segina said do they put them on a computer or do they mark the hydrants some way.
- Chief Lust said they mark the hydrants.
- Mr. Segina said they mark the hydrants so they know it has good pressure.
- Chief Lust said it is checked after they use it too. He said if they do have a problem in the winter, and they aren't drained right, the lines will freeze up. He said that is their biggest problem, frozen lines.
- Mr. McCall had nothing to report.
- Mr. Segina said on the agenda this evening on Bills #136 and #137, Bill #136 is something they have all been waiting for and has been a long time coming. He said there is a subdivision passed by the Redevelopment Authority for the Eat

N' Park location. He said finally they are going to start expanding the Eat N' Park area down there so when they get done it is supposed to be one fabulous restaurant. He said they are looking forward to that. He said on the opposite corner, and on the agenda, Penntex Ventures is bringing in Dollar General. He said on opposite corners they will have Dollar General and Eat N' Park is going to remodel their restaurant. He said then of course they have Rite Aid and Shop N' Save. He said they will also have to vote for the new venture of Dollar General and wish Eat N' Park success in getting their restaurant redone. He said it is going to be a nice quadrant over there with all four businesses located there. He said, who knows, maybe Lysle Boulevard will become the new Fifth Avenue. He said except it would be difficult to cross that street.

- Mayor Cherepko said he would like to add, right down the road, where Di's Kornerstone was, the new Speedway is under construction also. He said hopefully they are only a few months away from the grand opening of the Speedway which will consist of a \$1 million or \$2 million project to redevelop that site also.
- Mr. Segina said the Mayor is right, they have a Speedway Convenience Store going down there with a gas station, where Di's used to be. He said Di's is going to go up into Olympia. He said is that still Versailles or McKeesport.
- Mayor Cherepko said the parking lot is in McKeesport and the building is in Versailles. He said she will still be close to home here in McKeesport at the old Burger King.
- Mr. Segina said they will take their share of taxes anyway. He said they are looking forward to that also opening.

CITIZENS IN THE AUDIENCE:**JIM TOMKO, 232 WAINWRIGHT DRIVE, McKEESPORT, PA**

15132. Mr. Tomko said people always said about Haler Heights ... past Mayors, Council people ... pave the streets and remove the snow and you don't get any complaints. He said one thing that is sort of irritating is that between 211 and 214 Wainwright, approximately one year ago, one of the utility companies cut a piece out of the road and now it is like a speed bump up there. He said it has been like that and he has called Public Works two times and talked to Tina. He said he mentioned it to the Mayor.

- Mayor Cherepko said no one has come up to do anything?
- Mr. Tomko said no one has done anything.
- Mayor Cherepko said they will get something done with that. He said he definitely passed that along and they may have gotten side-tracked. He said he will text the Public Works Director right now as they speak.
- Mr. Tomko said it is very annoying and he would like it to be taken care of. He said thank you.
- Mr. Segina said that is a utility cut as he said there and he doesn't know who did it but he thinks it was Equitable Gas. He said he would call them first and ask them to take care of that cut. He said there is an ordinance that they have to take care of that within a certain
- Mr. Gergely said he thinks that is what the delay was. He said they are reaching out to the utility to see if they will take responsibility for it. He said they wanted to go that route first before they went up to fix it.
- Mr. Segina said that is what they should do really.
- Mr. Gergely said they are in the process of that now.

- Mr. Segina said if they don't comply, then hold back any permits until they fix that. He said that is the only way to take care of that problem.
- Mayor Cherepko said absolutely.
- Mr. Segina said thank you Mr. Tomko.

NEW BUSINESS:

ORDINANCE #13-17 – BILL #133: AN ORDINANCE OF THE CITY OF McKEESPORT, ALLEGHENY COUNTY, PENNSYLVANIA, APPROVING THE EDITING AND INCLUSION OF CERTAIN ORDINANCES AS PARTS OF THE VARIOUS COMPONENT CODES OF THE CODIFIED ORDINANCES OF McKEESPORT, PENNSYLVANIA.

MOTION: Mr. Dellapenna moved, seconded by Ms. Walker-Montgomery, "To adopt Bill #133."

RC-3 YEAS: WALKER-MONTGOMERY, SEGINA, SOLES,
BREWSTER-FILOTEI, McCALL, DELLAPENNA ... 7

NAYS: NONE..... 0

ORDINANCE #13-18 – BILL #134: AN ORDINANCE OF THE CITY OF McKEESPORT, ALLEGHENY COUNTY, PENNSYLVANIA, AUTHORIZING WITHDRAWALS FROM THE ESCROW FUND OF THE CITY CREATED BY ORDINANCE NO. 11-14 OF 2011, SPECIFYING THE AUTHORIZED USES OF SALE ESCROWED PROCEEDS FROM THE ESCROW FUND PURSUANT TO ORDINANCE 11-14 OF 2011, PROVIDING FOR NECESSARY AUTHORIZATIONS AND OPINIONS REQUIRED IN CONNECTION THEREWITH, PROVIDING FOR AUTHORIZATION AND DIRECTION TO OFFICERS OF THE CITY; PROVIDING FOR REPEAL OF ANY INCONSISTENT ORDINANCES AND SETTING FORTH AN EFFECTIVE DATE.

MOTION: **Ms. Walker-Montgomery moved, seconded by Mr. Soles, "To adopt Bill #134."**

COMMENTS:

- Mr. McCall said how many payments have they taken out of this now.
- Mayor Cherepko said he knows they have one more left in 2014. He said it was a way to ease them off of their debt for the debt service payment. He said he knows they still have another payment that is due to be paid to them in 2014 and at that point it is gone.
- Mr. McCall said okay, then it will be gone.
- Mr. Segina said the Bill itself says that they are withdrawing that for cash flow reasons. He said can the Mayor explain that and is there a problem.
- Mayor Cherepko said basically when they restructured the debt and the Sewage Authority reimbursed them the \$24 million, and they restructured the debt service payment, the debt service payment at that time ... they were paying at that time \$187,000 a month for the debt service or \$2.2 million. He said once they decreased the debt from \$30 million down to around \$10-\$11 million, it took the payment to a little over \$50,000 a month. He said what they did is allocated \$550,000 to come in every year to pay that debt service payment. He said it does not cover it totally but when they take \$55,000 over a 12-month period it is about \$650,000. He said this then goes toward their debt service payment. He said it was done for cash-flow purposes.
- Mr. Segina said he does have concerns about this and he knows there is a three-year agreement where they withdraw the \$550,000 each year and next year will be the final year. He said the concern is that it will be used for cash flow problems. He said they took a vote on that and he was one of the ones that approved that. He said he would have liked to

see that money used for something within the City, whether improving neighborhoods or paving streets or something physical, that would be noticeable by everyone in the City. He said to pay their debts, what this tells him is that they do have a financial crunch coming on. He said that was acknowledged when they borrowed \$900,000 total last year and now they are getting \$550,000 infused into the budget. He said rightfully so because it was approved by them. He said next year there is another \$550,000 going in there. He said he would ask this Council to take a long hard look at the budget being presented in November and see where they are going because after the third year ... how much of a balance do they have in there? He said is there about \$3 million in the escrow account.

- Mayor Cherepko said no, not even close. He said right now? He said there is \$550,000 and it is gone. He said there is probably around \$700,000 that is still available and then when the \$550,000 comes out next year, there will be about another \$150,000. He said that is it at this point.
- Mr. Segina said and what is their fallback plan.
- Mayor Cherepko said it is a rabbit out of the hat that he will take care of next year. He said there is no question ... when Mr. Segina sits here and talks about the finances of the City, he is right, it is that bad. He said it is probably ... however bad Mr. Segina thinks it is, it is probably ten times worse because that truly is where it is. He said they will really have to pull a rabbit out of the hat next year, which they are in the process of working on now to make that happen. He said the reality of it is, yes they are in
- Mr. Segina said he is not trying to stir the pot. He said what he is bringing up is that there is a problem. He said every elected official, appointed official, every employee and every citizen in the City should know that they do have a problem. He said they have a non-existent paving program and demolition is at a premium because they just have not been

able to have the funds for it. He said he thinks it calls for austere measures for the fiscal planning for the following year. He said it might take some drastic type of cuts but those are going to be tough decisions that will have to be made by the Mayor and this Council so that they get into the next year, 2015, then maybe they will be able to see light at the end of the tunnel. He said that will be very difficult if they don't put on their high-powered glasses and look at the budget and make the necessary cuts they have to.

- Mayor Cherepko said he agrees with almost everything Mr. Segina says. He said as far as looking for light at the end of the tunnel, he will make it very clear. He said if this administration is not able to pull a rabbit out of the hat, there will be no light at the end of the tunnel. He said it is that bad. He said even when they get into the cuts, what people need to understand there are bargaining units and they are going to the unions to get what they can. He said there is only so much they can cut. He said when he says that ... they are still expected to provide a level of service to the residents and they expect and deserve that. He said they deserve nothing less. He said he thinks over the last several years through Senator Brewster when he was Mayor and when he sat on Council, they have come to a point now where they cannot continue to ... when a police officer retires, not replace him. He said they are now at the level where public safety first and foremost is the most important thing to the residents. He said they are now at that point when they come to police service, and they are about as low as they can get on manpower. He said where do they cut when it comes to that. He said it becomes complicated. He said the Streets and Parks are down several men over the years. He said the clerical department has had individuals retire even this year including his good friend Rich Pomponio, who is in the audience today. He said they did not replace him. He said it is a matter of them trying to cut where they can to save some money. He said as Mayor it would be great to give away jobs. He said he gets a dozen calls every couple of days, probably 20 calls a

week. He said he runs into people who need jobs. He said the jobs are not there and they have to keep the best interest of the City in mind. He said but the reality is that they still need to pave the streets, clear the snow, and keep fighting the battle on litter because of the lack of respect for the City. He said these are things they have to continue to do. He said they are about ... he doesn't want to call them skeleton crews but they are about as low as they can go. He said what they forget is that 90% of their budget, their fixed costs, are the bargaining units' wages, benefits, pension obligations, MMO's and other things that have to be paid. He said the other 10% that they consider not fixed is, in essence, fixed also. He said he is talking about things like salt costs. He said they don't consider salt a fixed cost because they don't know exactly what it will cost each year but they have to continue to buy it. He said as it snows and continues, they have to clear the roads and continue to buy salt. He said as far as overtime; there is only so much they can do about overtime. He said if they need people out there cleaning the streets in the middle of night, they have to pay overtime. He said that is the biggest dilemma that they have. He said they don't have that much space in the budget or in the grand scheme of things in an \$18 Million to really cut....

- Mr. Segina said he would like to interject here. He said this is not unique to the City of McKeesport having a budget deficit. He said they have had them since 1982 when the mills went down. He said it was very severe at that time. He said they did not rebound until about 1996 when they had their first surplus. He said they went for four years with a surplus and ended up in 1999 with \$1 million surplus. He said then they went downhill again. He said outside of 2006, when they initiated a bond issue to pay the pension obligations, which was one of the drags on the budget, the other years have all been faced with budget deficits that called for a measure they should have taken. He said during those years some of the politicians bragged that they did not raise taxes. He said incrementally the contracts with employees have all gone up.

He said he is not blaming them for it but they have gone up and they have had to meet those obligations. He said the price of salt went up fantastically and the paving costs went up because of the diesel fuel used in tar for paving. He said they sat here without increasing their revenues. He said one of the things they have to do is increase their revenues. He said they have to bite the bullet. He said he is sorry to say that if there is a tax coming up, they have to have the tax. He said someone has to pay the bills. He said they cannot go on like this because in the end it will cost them. He said it cost them in 2006 and they had to get a bond issue. He said interest was thrown on the bond issue. He said they already had the debt and now they have interest thrown onto it and now have more debt. He said as far as he knows the 2006 bond issue is up to date, being paid and it covered their pension obligations. He said since that time, the debts have still been mounting and they have not been able to keep up with it. He said they spent \$900,000 last year, \$550,000 this year on cash flow and next year is going to be the same problem of \$550,000. He said he is not pointing the finger at anyone, he is just saying that they better bear down, look at the budget, and create some austerity down there that they can live with as far as fiscal planning into the future. He said there should be a three- or five-year plan so they know where they are going. He said as far as generating new revenues, that does not just happen with increasing taxes and fees. He said that is one easy way to do it but they should also be going after delinquents too. He said that is something they should be doing. He said there was some effort on the Mayor's part to do that, but he doesn't know how much of an effort or what transpired through that. He said they need more streams of revenue. He said he came down Fifth Avenue today and there were streams of cars parked on both sides with no parking meters there. He said they are parking there for nothing. He said he came down last Thursday and Friday and the same thing was happening. He said that is revenue lost. He said they have to take advantage of every nickel coming into this town so they can pay the bills they have.

- Mayor Cherepko said Mr. Segina, where was the Fifth Avenue area that he was talking about with no meters.
- Mr. Segina said in the 400 block, right at the Executive Building.
- Mayor Cherepko said there are meters on both sides now. He said they actually just put meters in. He said both sides have meters.
- Mr. Segina said well there may be.
- Mayor Cherepko said there were no meters before.
- Mr. Segina said he was looking at in front of Charlies, there was a car parked there and the same car was parked there both days or three days in a row. He said it was parked all the way up to the intersection there. He said there is no meter there.
- Mayor Cherepko said then it needs to be taken.
- Mr. Segina said there were no lines or anything so he assumed there were no meters. He said he might have missed the meters. He said then again when he came out again, there were no tickets anywhere either. He said he thinks this is a problem that has been inherent down there and should be solved by getting these cars out of there. He said then someone confronted him and said that they are selling hot dogs on the sidewalk. He said he didn't know that because he didn't see hot dogs at that particular time, but they told him there were hot dogs out there being sold. He said first of all it is illegal to do that. He said secondly they don't have a permit to do it.
- Mayor Cherepko said wait a minute. He said who are they talking about.
- Ms. Walker-Montgomery said there is a vendor set up there.
- Mr. Segina said he has no idea who it is.

- Mayor Cherepko said they have K-dogs on a cart and they came in, are approved by the Health Department and have a permit through the Police Department which the Chief has on file. He said there is nothing illegal about that.
- Mr. Segina said a hot dog vendor.
- Mr. Soles said someone cooks in front of the Executive Building.
- Mr. Elash said there is a store there yes. He said what they sell
- Mr. Soles said somebody is cooking in front of the Executive Building, right in front of the building.
- Mr. Elash said there is a storefront where they have the ability to do that. He said their landlord allows them to do that and they cook hot dogs right in front of their store.
- Mr. Segina said it is not the landlord, it is the Health Department. He said are they certified?
- Mr. Elash said they are certified, they checked on them. He said the other one with the cart, like the Mayor said, they came in, applied for a permit according to the ordinances and got it.
- Mayor Cherepko said actually it is something they have really been trying to enforce now through the Chief's office, to make sure these vendors come down for their vending permits, soliciting permits and any other permit. He said it becomes a safety issue with the residents also. He said they have actually been on top of that lately and trying to generate some revenue. He said it is minimal in the grand scheme of things, but he agrees with what Mr. Segina said as far as they need to continue to work on the revenues. He said just out of curiosity, so he can try to get his point across, how many men did Mr. Segina have underneath him when he retired as Public Works Director?

- Mr. Segina said he thinks it was around 30 or 32. He said he thinks they are down to 28 right now.
- Mayor Cherepko said 27 or 28.
- Mr. Segina said when he first came in the City had a full garbage crew. He said he had 62 people at that time. He said that is when they started the austerity program and he contracted garbage in the City. He said for a few years they had to absorb the men from Public Works into the Streets and other Departments until they retired and had some attrition there. He said they finally got down and he didn't hire a person for 15 years. He said they got it down through attrition to about 30 or 32. He said he is not really sure. He said he does know the Mayor has a serious problem as far as manpower goes because the Parks Department itself has not hired anyone up there in ages. He said they have had several men leave that Department up there. He said he knows the Sewage Department no longer exists, which is a ... he can't say it is a plus that they got rid of them, but there is a cost savings to that. He said he thinks more cost savings somewhere in that budget have to be found. He said he is not at liberty right now to go and say where those cuts need to be made.
- Mayor Cherepko said there is no question that there are cuts that need to be made.
- Mr. Segina said the Administration works with this every day. He said he thinks the revenue part of it is just as important as the expenditure side, so they can balance that out as near as possible. He said they are down to 19,000 people in this town but their budget has not decreased that much. He said he thinks their top budget since he has been here was \$21 million. He said they are down to \$19 million so it has not decreased that much. He said they have to take a look at these contracts that will be coming up in another year or two and the unions have to work with them so that they can get them on a more equitable basis for everyone. He said

something that they can live with. He said he is not placing blame anywhere. He said it is a hard look and a very difficult thing to balance when they are talking about \$19 million. He said it is a lot of coins. He said every nook and cranny has to be looked at for increasing revenues and decreasing expenditures. He said it is as simple as that. He said the Mayor has a tough job and hopefully he will crack this. He said he wants Council to be aware that they have to help the Mayor by looking at the budget and making their own recommendations so there is something that everyone can live with. He said when the tax increase comes, it will be a huge one. He said that is why he says, those taxes should have been raised incrementally throughout the years and maybe they would not be in the same position that they are now or it would be less.

- Mayor Cherepko said if he may, just because they have the media here, by no means Mr. Segina ... he knows Mr. Segina did not mean any ill will, but he
- Mr. Segina said he is doing this on a constructive basis, Mayor.
- Mayor Cherepko said he just doesn't want anyone to think that there is a major tax increase coming because he doesn't foresee that. He said he doesn't want that all twisted around that there is a big ... that they are hiding this big tax increase and he most definitely doesn't want anyone to think that is the rabbit that he is going to pull out of the hat. He said there is definitely truth to what he is saying. He said he just doesn't want anyone to take it the wrong way.
- Mr. Segina said he doesn't think they should look at a huge tax increase. He said he is just saying that there is a possibility that if things are going the way they are, that is something they would have to look at. He said he doesn't think anyone in this town ... they have an older generation here that is on fixed income, so they are not a rich town. He said he doesn't think they can afford those tax increases. He

said what he is saying is if incrementally year by year they would have had half a mill, one mill or whatever to keep up with some of the contracts and labor costs that are really high. He said everyone has to get a pay raise. He said they don't have to, but that is the way it has gone. He said plus the health care costs have increased dramatically. He said the Mayor is looking at another increase next year.

- Mayor Cherepko said yes, a huge one. He said they are trying to negotiate now and try to leverage. He said it is getting ... he thinks the big thing is when they start talking about millage, and Mr. Segina said it, with the residents down and the population decreasing, he is not really sure if many of them know what a mill will actually bring to the City.
- Mr. Segina said \$70,000.
- Mayor Cherepko said it is somewhere around there and probably somewhere around \$70,000 in the grand scheme of things.
- Mr. Malinchak said \$70,000 and that depends on what they put it on land or buildings.
- Mayor Cherepko said the bottom line is ... and they will get into all that maybe next month
- Mr. Segina said since he interrupted the meeting, where were they.
- Ms. Williams said they need to vote on Bill #134.
- Mr. Segina said he is sorry for the intrusion. He said he thinks that it was his duty as a Councilman to bring these things forward so that the populace knows what they are facing here and what a difficult problem they have in the City for all of their elected officials. He said the problems are extreme right now especially in small towns. He said Duquesne and Clairton have gone through their series of problems too and McKeesport has been right there with them. He said he is

talking only about McKeesport. He said they have to live within their means and let's get together and get this budget in line so they can say they have a comfortable town to live in.

RC-4 YEAS: WALKER-MONTGOMERY, SEGINA, SOLES,
BREWSTER-FILOTEI, McCALL, DELLAPENNA ... 7

NAYS: NONE..... 0

ORDINANCE #13-19 – BILL #135: AN ORDINANCE OF THE CITY OF McKEESPORT, ALLEGHENY COUNTY, PENNSYLVANIA, ESTABLISHING ALL AREAS OF CITY PARKS AND PLAYGROUNDS AIMED AT ATTRACTING CHILDREN AS TOBACCO-FREE ZONES.

MOTION: Mr. Dellapenna moved, seconded by Mr. Soles, "To adopt Bill #135."

RC-5 YEAS: WALKER-MONTGOMERY, SEGINA, SOLES,
BREWSTER-FILOTEI, McCALL, DELLAPENNA ... 7

NAYS: NONE..... 0

RESOLUTION #2013-24 – BILL #136: A RESOLUTION OF THE CITY OF McKEESPORT, ALLEGHENY COUNTY, PENNSYLVANIA, APPROVING A REQUEST FROM THE REDEVELOPMENT AUTHORITY OF ALLEGHENY COUNTY TO SUBDIVIDE LOT & BLOCK #307-G-395-07 LOCATED IN THE 5TH WARD OF THE CITY OF McKEESPORT.

MOTION: Mr. Dellapenna moved, seconded by Ms. Brewster-Filotei, "To adopt Bill #136."

RC-6 YEAS: WALKER-MONTGOMERY, SEGINA, SOLES,
BREWSTER-FILOTEI, McCALL, DELLAPENNA ... 7

NAYS: NONE..... 0

RESOLUTION #2013-25 – BILL #137: A RESOLUTION OF THE CITY OF McKEESPORT, ALLEGHENY COUNTY, PENNSYLVANIA, APPROVING THE SITE PLAN SUBMITTED BY PENNTEX VENTURES FOR THE CONSTRUCTION OF A DOLLAR GENERAL STORE AT 740 LYSLE BOULEVARD, McKEESPORT, PA.

MOTION: **Mr. McCall moved, seconded by Ms. Walker-Montgomery, "To adopt Bill #137."**

COMMENTS:

- Mr. Segina said Penntex Ventures is in the audience this evening. He said would they please stand for a second so the City can acknowledge them for Dollar General. He said thank you very much for bringing business to the City. He said KFC is going out of business and Dollar General stepped in and said they would be coming to McKeesport and are very enthusiastic about it. He said good luck to both of these gentlemen and thank you for coming.

RC-7 **YEAS:** WALKER-MONTGOMERY, SEGINA, SOLES,
 BREWSTER-FILOTEI, McCALL, DELLAPENNA ... 7

NAYS: NONE..... 0

RESOLUTION #2013-26 – BILL #138: A RESOLUTION OF THE CITY OF McKEESPORT, ALLEGHENY COUNTY, PENNSYLVANIA, AUTHORIZING THE PROPER CITY OFFICERS TO ENTER INTO AN AGREEMENT WITH DATAMED CONSULTANTS FOR THE PURCHASE OF 16 POLICE CAR COMPUTERS IN THE AMOUNT OF \$49,208.60.

MOTION: **Mr. Dellapenna moved, seconded by Ms. Brewster-Filotei, "To adopt Bill #138."**

COMMENTS:

- Mr. Segina said they have 16 police car computers. He said do they have that many cars available to put those computers in.
- Mayor Cherepko said yes, this is what ... and the Chief can answer. He said that pretty much covers the patrol and some of the other odds and ends. He said the Chief, and not to speak on his behalf because he is here and can tell them, wanted to be very efficient and not put them in cars that would not be used. He said the 16 computers were just about right to satisfy the needs of the Police Department.
- Mr. Segina said this will enhance their job by putting these in there. He said hopefully they will get the best police service they can possibly have.
- Mayor Cherepko said he doesn't know if this was said but he thinks it is important for the public to know that this money did not come out of the General Fund. He said that money came from some of the case work that the Police Department has done over the years. He said they get drug seizure money allotted to them from the Federal level and that is where the money is coming from and they are using it to spend on that.
- Mr. Segina said that is better ... what he is saying is that they are getting these for nothing.

RC-8 YEAS: WALKER-MONTGOMERY, SEGINA, SOLES,
 BREWSTER-FILOTEI, McCALL, DELLAPENNA ... 7

 NAYS: NONE..... 0

RESOLUTION #2013-27 – BILL #139: A RESOLUTION OF THE CITY OF McKEESPORT, ALLEGHENY COUNTY, PENNSYLVANIA, DESIGNATING SEPTEMBER 21-NOVEMBER 10, 2013 AS RADICAL DAYS IN THE CITY OF McKEESPORT.

MOTION: **Mr. Soles moved, seconded by Mr. McCall, "To adopt Bill #139."**

COMMENTS:

- Mr. Segina said can Mayor Cherepko explain what RADical Days in the City of McKeesport means so that anyone here can take advantage of that.
- Mayor Cherepko said if they saw in the paper yesterday, they do this throughout all of the County parks. He said they do that here in the City of McKeesport. He said it is an opportunity to rent the City's facilities, such as the pavilions, at no cost. He said the only thing that people would have to do is put a deposit down which they would receive when they leave the facility in an acceptable condition. He said if there are any other fees such as alcohol permit fee, they would have to pay for that too. He said other than that, the rental of the facilities at Renzie Park will be free during that time.

RC-9 YEAS: WALKER-MONTGOMERY, SEGINA, SOLES,
 BREWSTER-FILOTEI, McCALL, DELLAPENNA ... 7

 NAYS: NONE..... 0

CONTROLLER'S REPORT:

- Mr. Malinchak said he would like to just make a comment on looking at sources of revenue and they ought to really look and see if there is any value to that batch of delinquent taxes they have. He said the last time he recalls looking at an audit report there was over \$8 million in delinquent taxes. He said there may be a possibility they can market them for pennies, nickels, dimes or quarters on the dollar. He said he realizes that the environment is not good to look at it. He said that is just one asset they might want to look at.

- Mayor Cherepko said that is something they were actually discussing not long ago.
- Mr. Malinchak said he thinks the highest that GLS ever paid back in the old days was about 50 or 60 cents but he doesn't think they are going to get anywhere near that.
- Mayor Cherepko said the overwhelming majority of that money is pretty much for the most part is uncollectible.
- Mr. Malinchak said he thinks it is going to stay that way too. He said he agrees. He said the good news is ... if there is good news inside of all this bad news ... is that at least they could clear the books.
- Mr. Malinchak said he recommends that Council approve the bills in the amount of \$71,737.39.

MOTION: Mr. Dellapenna moved, seconded by Mr. Soles, "To approve payment of the bills in the amount of \$71,737.39."

RC-10 YEAS: WALKER-MONTGOMERY, SEGINA, SOLES, BREWSTER-FILOTEI, McCALL, DELLAPENNA ... 7

NAYS: NONE..... 0

- Mayor Cherepko said before they adjourn, he wanted to ask Council and the Controller after they adjourn the meeting here ... he would like to hold a meeting in regards to a litigation matter that he thinks the City ... that they need to be briefed on.
- Mr. Segina said they will have to clear the room after that.
- Mayor Cherepko said they can always go to the back if not, or however he wants to handle it.
- Mr. Segina said is the air conditioning on.

- Mayor Cherepko said it is probably not, so let's just stay here.
- Mr. Segina said after the meeting, would the audience please leave the room as they will be going into a private session. He said thank you for coming this evening and thank you for being so attentive.

ADJOURNMENT:

President of Council Segina adjourned the meeting at 7:55 p.m.

Respectfully submitted,

Patricia A. Williams
City Clerk and Clerk of Council

APPROVED:

Darryl Segina
President of Council

daw